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04 0526107

RECORDED/FILED IN OFFICIAL RECORDS
RECORDER'S OFFICE
LOS ANGELES COUNTY
CALIFORNIA
03/05/04 AT 08:00am

TITLE(S) : DEED



L E A D S H E E T

FEE

FREE E

D.T.T

CODE
20

CODE
19

CODE
9

Assessor's Identification Number (AIN)

To be completed by Examiner OR Title Company in black ink.

Number of AIN's Shown

4451 - 004 - 031

001

THIS FORM NOT TO BE DUPLICATED

56-0296

WHEN RECORDED MAIL TO

STATE OF CALIFORNIA
Department of General Services
Real Estate Services Division, Acquisition Unit
707 Third Street, 5th Floor
West Sacramento, CA 95605

COPY of Document Recorded

MAR 05 2003 4

Has not been compared with original.

Original will be returned when processing has been completed.

04 0526107

OFFICIAL STATE BUSINESS - EXEMPT FROM RECORDING FEES
PURSUANT TO GOV'T. CODE SECTION 27383 AND DOCUMENTARY
TRANSFER TAX PURSUANT TO REVENUE AND TAXATION CODE SECTION 11922.

SPACE ABOVE THIS LINE FOR RECORDER'S USE

Grant Deed

Agency: California Coastal Conservancy
Project: Carbon-La Costa Beach Acquisition, Project No.
SCC129A
Parcel(s): DGS Parcel No. 10227

APN: 4451-004-031, Los Angeles County

SANTA MONICA DEVELOPMENT COMPANY, a California general partnership,

hereby GRANTS to THE STATE OF CALIFORNIA, the following described real property situated in the State of California, County of Los Angeles, described as follows:

See Exhibit "A"
consisting of one (1) page attached hereto
and by this reference made a part hereof.

Dated: February 24, 2004

Santa Monica Development Company, a California general partnership

By Robert W. MacDonald
Its GENERAL PARTNER

BUYER'S/BORROWER'S SETTLEMENT STATEMENT

PAGE: 01

ESCROW NUMBER: 05660-031013305-001 ORDER NUMBER: 05660-031013305

CLOSING DATE: 03/05/04 CLOSER: Joann Black

BUYER: CALIFORNIA COASTAL CONSERVANCY

SELLER: SANTA MONICA DEVELOPMENT COMPANY

PROPERTY: 21704 PACIFIC COAST HIGHWAY, MALIBU, CA

	CHARGE BUYER	CREDIT BUYER
Sales Price	\$ 1,150,000.00	\$
Deposits		
Received 03/05/04 CLOSED IBA	1,155,223.25	
TOTAL RECEIPTS		1,155,223.25
Settlement or Closing Fee To CHICAGO TITLE - BUYER AND SE	1,115.00	
Title Insurance To CTC	3,083.00	
Funds Due To Buyer At Closing	1,025.25	
TOTALS	\$ 1,155,223.25	\$ 1,155,223.25

Pay for Prop 40: \$1,154,173

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LOS ANGELES COUNTY REGISTAR & RECORDER / COUNTY CLERK

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Dated: February 24, 2004

Santa Monica Development Company, a California general partnership

By Robert W. MacDonald
Its GENERAL PARTNER

EXHIBIT "A"

Legal Description

All that certain real property situated in the County of Los Angeles, State of California, described as follows:

THAT PORTION OF RANCHO TOPANGA MALIBU SEQUIT, AS PER MAP RECORDED IN BOOK 1 PAGES 407 THROUGH 416 OF PATENTS, IN THE CITY OF MALIBU, COUNTY OF LOS ANGELES, STATE OF CALIFORNIA, IN THE OFFICE OF THE COUNTY RECORDER OF SAID COUNTY, DESCRIBED AS FOLLOWS:

THAT PORTION BOUNDED ON THE NORTH BY THE SOUTHERLY LINE OF THE 80 FOOT WIDE STRIP OF LAND DESCRIBED IN DEED TO THE STATE OF CALIFORNIA RECORDED OCTOBER 8, 1937 AS INSTRUMENT NO. 1316 IN BOOK 15228, PAGE 342 OF OFFICIAL RECORDS OF SAID COUNTY; BOUNDED ON THE EAST BY A LINE BEARING SOUTH 12° 24' 34" EAST THAT PASSES THROUGH ENGINEER'S CENTER LINE STATION 1069 PLUS 63.96 IN THE CENTER LINE OF THE RIGHT-OF-WAY DESCRIBED IN THE FINAL ORDER OF CONDEMNATION ENTERED IN LOS ANGELES COUNTY SUPERIOR COURT CASE NO. 135650, A CERTIFIED COPY BEING RECORDED NOVEMBER 20, 1929 AS INSTRUMENT NO. 1192 IN BOOK 9434, PAGE 338 OF SAID OFFICIAL RECORDS; AND BOUNDED ON THE WEST BY THE FOLLOWING DESCRIBED LINE:

BEGINNING AT A POINT IN THE SOUTHERLY LINE OF SAID 80 FOOT STRIPS OF THE STATE OF CALIFORNIA DISTANT WESTERLY 7.93 FEET, MEASURED ALONG SAID SOUTHERLY LINE, FROM A POINT BEARING SOUTH 21° 47' 30" EAST 40 FEET FROM ENGINEERS CENTER LINE STATION 1033 PLUS 59.37 IN THE CENTER LINE OF SAID 80 FOOT WIDE STRIP; THENCE SOUTH 21° 21' 17" EAST TO THE PACIFIC OCEAN.

EXCEPT ANY PORTION OF SAID LAND LYING OUTSIDE OF THE PATENT LINES OF THE RANCHO TOPANGA MALIBU SEQUIT, AS SUCH LINE EXISTED AT THE TIME OF THE ISSUANCE OF THE PATENT, WHICH WAS NOT FORMED BY THE DEPOSIT OF ALLUVION FROM NATURAL CAUSES AND BY IMPERCEPTIBLE DEGREES.

ALSO EXCEPT THE EASTERLY 30.00 FEET THEREOF.

ALSO EXCEPT THEREFROM THOSE PORTIONS OF SAID LAND, ALL MINERALS, OIL, PETROLEUM, ASPHALTUM, GAS, COAL, OTHER MINERAL AND HYDROCARBON SUBSTANCES AND WATER LYING IN, ON, WITHIN, UNDER AND THAT MAY BE PRODUCED OR EXTRACTED FROM SAID PROPERTY ONE EVERY PART THEREOF; PROVIDED, HOWEVER, THAT THIS EXCEPTION SHALL NEITHER RESERVED THE RIGHT TO GO UPON THE SURFACE OR WITHIN THE UPPER 500 FEET MEASURED VERTICALLY DOWNWARD FROM THE SURFACE OF SAID PROPERTY, BUT THERE IS EXPRESS RIGHT TO DRILL INTO, UNDER, ACROSS AND THROUGH SAID PROPERTY AT DEPTHS BELOW 500 FEET FROM THE SURFACE FOR THE PURPOSE OF TAKING, RECOVERING AND REMOVING SAID SUBSTANCES IN, AN, WITHIN, UNDER AND THAT MAY BE PRODUCED OR EXTRACTED FROM SAID PROPERTY, EVERY PART THEREOF AND ANY OTHER PROPERTY IN THE AREA, AS RESERVED IN DEED RECORDED DECEMBER 21, 1989 AS INSTRUMENT NO. 89-2051124.

CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California

County of Los Angeles

SS.

On February 24, 2004 before me, TELESFORO RAMON

Name and Title of Officer (e.g., "Jane Doe, Notary Public")

personally appeared Robert D. MacDonald

Name(s) of Signer(s)

- ☒ personally known to me
☒ proved to me on the basis of satisfactory evidence

to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

Telesforo Ramon
Signature of Notary Public

OPTIONAL

Though the information below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent removal and reattachment of this form to another document.

Description of Attached Document

Title or Type of Document: GRANT DEED

Document Date: Feb 24, 2004

Number of Pages: 3

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer

Signer's Name: _____

- ☐ Individual
☐ Corporate Officer — Title(s): _____
☒ Partner — ☐ Limited ☐ General
☐ Attorney-in-Fact
☐ Trustee
☐ Guardian or Conservator
☐ Other: _____

Signer Is Representing: _____

RIGHT THUMBPRINT
OF SIGNER
Top of thumb here

CERTIFICATE OF ACCEPTANCE

Agency California Coastal Conservancy
Project Carbon-La Costa Beach Acquisition, SCC129 A
Agency Parcel DGS Parcel No. 10227

Assessor's 4451-004-031
Parcel No. County of Los Angeles

This is to certify that, pursuant to Sections 15853 and 27281 of the California Government Code, the interest in real property conveyed by the Grant Deed dated Feb. 24, 2004 from Santa Monica Development Company, a California general partnership, to THE STATE OF CALIFORNIA is hereby accepted by the undersigned officer on behalf of the State Public Works Board pursuant to authority conferred by resolution of said Board duly adopted February 6, 2004 and the Grantee consents to the recordation thereof by its duly authorized officer.


Note to Recorder: If this certificate is for a correction deed, all corrections and/or changes to the previously recorded deed must be reviewed and accepted by the State prior to recording a correction deed. All correction deeds require a new Certificate of Acceptance dated subsequent to recordation of the original deed or the most recent correction deed, if any.

Accepted
STATE OF CALIFORNIA
State Public Works Board

By 
IRENE T. ANDERSON
Assistant Administrative Secretary

Dated: 2/25/04

Consent
California State Coastal Conservancy

By  for
Samuel Schuchat
Executive Officer

Dated: 2/23/04

Approved
DIRECTOR, DEPARTMENT OF GENERAL SERVICES

By 
DWIGHT V. WEATHERS
Real Property Services Section

Dated: 2/25/04